



Commission Members

Joseph Charpentier, *Chair*
Devin Canton, *Vice Chair*
Amanda Amory
Miranda Hotham
Timothy Magliaro
Lindsay Nystrom

Contacting the Commission

Division of Planning & Regulatory Services
serves as the Commission's staff.

Address: City Hall, 455 Main St, Room 404,
Worcester, MA 01608

Hours: M-F 8:30 a.m.-5:00 p.m.

Phone: 508-799-1400 ext. 31441

Email: planning@worcesterma.gov

Website: worcesterma.gov/planning-regulatory

The Conservation Commission is committed to ensuring that its public meetings are accessible to all. Should you require interpretation, auxiliary aids, services, written materials in other formats, or reasonable modifications in policies and procedures, please contact the Planning Division a minimum of two business days in advance of the scheduled meeting.

Hay disponibles servicios de interpretación y otras adaptaciones con solicitud previa.

تتوفر الترجمة الفورية وغيرها من وسائل التيسير عند الطلب المسبق.

अनुवाद र अथवा आवास सह 'म' अनुरोध पचात २ उपलब्ध हुन्छ।

Interpretação e outras adaptações estão disponíveis mediante solicitação prévia.

Përkthimi dhe akomodime të tjera janë në dispozicion me kërkesë paraprake.

Kasa nkyeræaseæ ene akwanya afoforo da ho ma won a won be bisa ato ho.

Phiên dịch và các hỗ trợ khác có sẵn theo yêu cầu trước.

Division Staff

Michelle M. Smith, ACDO
Pamela Harding, Chief Planner
Eric Flint, Conservation Planner
Stephen Cary, Senior Planner
Paul Dell'Aquila, Senior Planner
Michelle Johnstone, Sr. Preservation Planner
Rose Russell, Planning Analyst
Deborah Steele, Principal Staff Assistant
Olivia Holden, Administrative Assistant

Upcoming Meetings

May 22, 2023
June 12, 2023
July 3, 2023
July 24, 2023
August 14, 2023

City of Worcester Conservation Commission Meeting Agenda Monday, May 1, 2023 at 5:30PM

Worcester City Hall
Levi Lincoln Chamber, 3rd Floor (Room 309), 455 Main Street

This Worcester Conservation Commission meeting will be held in-person at the date, time and location listed above. Meeting attendees will additionally have options to participate remotely by joining online or by phone:

- **Use the following link** to join the meeting via computer
<https://cow.webex.com/meet/conservationcommissionwebex>
- **Call 415-655-0001** (Access Code: **160 973 4358**) for the Conservation Commission.

Note: If technological problems interrupt the virtual meeting, the meeting will continue.

Application materials may be viewed on the City Website at <http://www.worcesterma.gov/planning-regulatory/boards/conservation-commission>.

For more information concerning this meeting please contact the Planning Division by email (preferred) at planning@worcesterma.gov or phone at (508) 799-1400 x 31440. Please send written comments, requests for reasonable accommodation, or requests for language interpretation 2 business days or more in advance of the meeting.

Las solicitudes de intérpretes para personas con dominio limitado del inglés deben hacerse a más tardar 2 días hábiles antes de la reunión. Para obtener más información en relación con esta reunión o enviar comentarios o preguntas por escrito antes de la reunión, contacte a: planning@worcesterma.gov or (508) 799-1400 x 31440.

CALL TO ORDER: 5:30PM

REQUESTS FOR CONTINUANCES, POSTPONEMENTS, WITHDRAWALS **PUBLIC HEARINGS**

NEW BUSINESS – REQUESTS FOR DETERMINATION OF APPLICABILITY

1. 124 Malden Street (MBL 32-010-00003)

File #: CC-2023-022

Applicant: Sean & Erin Lyons

Project: To determine whether the installation of an above ground pool and related site work is subject to the Commission's jurisdiction.

Jurisdiction: Massachusetts Wetlands Protection Act and City of Worcester Wetlands Protection Ordinance

2. A53 & B54 Transmission Lines (located between the Cook Pond Substation on Tory Fort Lane and the Holden Town Line)

File #: CC-2023-023

Applicant: New England Power Company

Project: To determine whether the excavation of soil around transmission line poles and related site work to conduct pole inspections is subject to the Commission's jurisdiction.

Jurisdiction: Massachusetts Wetlands Protection Act and City of Worcester Wetlands Protection Ordinance

3. 40 Mann Street (MBL 14-036-00018)

File #: CC-2023-024
Applicant: Aaron Perna
Project: To determine whether the construction of a deck and related site work is subject to the Commission's jurisdiction.
Jurisdiction: Massachusetts Wetlands Protection Act and City of Worcester Wetlands Protection Ordinance

4. 82 Salisbury Street (aka Institute Park) (MBL 01-01X-03-05)

File #: CC-2023-026
Applicant: Massachusetts Symphony Orchestra, Inc.
Project: To determine whether the removal of approximately 80 linear feet of trees and vegetation along the edge of Salisbury Pond & two trees on the adjacent hill, and the planting of replacement trees, is subject to the Commission's jurisdiction.
Jurisdiction: Massachusetts Wetlands Protection Act and City of Worcester Wetlands Protection Ordinance

OLD BUSINESS – NOTICES OF INTENT

5. 25 Eskow Road (MBL 34-032-0004A)

File #: CC-2023-011 & DEP#349-1355
Applicant: Wesfer Freight
Project: To construct a parking area, stormwater management system and storage & office building, and to request a waiver of performance standard 4.2.4.
Jurisdiction: Massachusetts Wetlands Protection Act and City of Worcester Wetlands Protection Ordinance

NEW BUSINESS – NOTICES OF INTENT

**6. 25 & 35R Tobias Boland Way, 0 McKeon Road, and 0 Millbury Street
(MBL 31-021-0016B, 31-020-0001A, 31-021-16B-B, 31-020-00001)**

File #: CC-2022-069 & DEP#349-13XX
Applicant: Walmart Stores, Inc.
Project: For retroactive removal of vegetation, and to restore the disturbed area with restoration plantings and seeding, install a fence, conduct related site work, and to request a waiver of performance standard 4.2.4.
Jurisdiction: Massachusetts Wetlands Protection Act and City of Worcester Wetlands Protection Ordinance

7. Salisbury Street Right-of-Way and 633 & 646 Salisbury Street (MBL 50-018-00006 & 55-005-00006)

File #: CC-2023-002 & DEP#349-1350
Applicant: City of Worcester Department of Public Works and Parks
Project: To replace an existing culvert with a new box culvert, repave a portion of the existing street, and conduct related site work, and to request a waiver of performance standard 4.2.4.
Jurisdiction: Massachusetts Wetlands Protection Act and City of Worcester Wetlands Protection Ordinance

8. 1511 Main Street (aka Kettle Brook Lofts) (MBL 15-43A-00000)

File #: CC-2023-017 & DEP#349-1360
Applicant: David Barsky
Project: To construct an access drive, parking area, utilities, stormwater management, and related site work associated with Phase 2 of the Kettle Brook Lofts development; and to request a waiver of performance standard 4.2.4.
Jurisdiction: Massachusetts Wetlands Protection Act and City of Worcester Wetlands Protection Ordinance

9. 34-38 Blackstone River Road (MBL 10-016-00008)

File #: CC-2023-020
Applicant: Blackstone Road Realty Trust
Project: To construct a parking area, stormwater management system, and related site work associated with the renovation of existing residential buildings.
Jurisdiction: City of Worcester Wetlands Protection Ordinance

10. 21 Westwood Drive (MBL 21-017-00035)

File #: CC-2023-021
Applicant: Laurian Banciulescu
Project: To construct a single-family home, garage, driveway, utilities, and related site work.
Jurisdiction: City of Worcester Wetlands Protection Ordinance

11. 88 Webster Street (MBL 27-032-00004)

File #: CC-2023-025 & DEP#349-13XX
Applicant: Worcester Affordable Housing, LLC
Project: To install a transformer pad, subsurface electrical conduit, bollards, and related site work.
Jurisdiction: Massachusetts Wetlands Protection Act and City of Worcester Wetlands Protection Ordinance

12. 48 Mason Street (MBL 06-020-12+13)

File #: CC-2023-027
Applicant: Joshua Duval
Project: To construct a multi-family residential structure, parking lot, utilities, stormwater management system, and related site work.
Jurisdiction: City of Worcester Wetlands Protection Ordinance

13. 69 Sever Street (MBL 02-041-49+98)

File #: CC-2023-028
Applicant: City of Worcester Department of Public Works & Parks
Project: To construct park improvements, including a retaining wall, picnic area, benches, walkways, landscaping, drainage improvements, and related site work
Jurisdiction: City of Worcester Wetlands Protection Ordinance

14. 249 Lake Avenue (MBL 17-029-00010)

File #: CC-2023-029 & DEP#349-1359
Applicant: Leonidas Dosreis
Project: to construct a retaining wall, patio, stairway, and related site work, and to request a waiver of performance standard 4.2.4.
Jurisdiction: Massachusetts Wetlands Protection Act and City of Worcester Wetlands Protection Ordinance

OTHER BUSINESS

15. Requests for Certificates of Compliance

- a. 2 Quaker Road (DEP#349-0365)
- b. 500 Salisbury Street, Marois Field Renovation (CC-2021-049 & DEP#349-1308)

16. Enforcement Order and Violation Updates

- a. 217 Lake Avenue (CC-EO-2020-004)
- b. 449 Massasoit Road (CC-EO-2020-006)
- c. Across from 133 North Lake Avenue – East side of Lake Avenue North Right-of-Way (between Dominion Road & Belcourt Road) and Lake Quinsigamond (CC-EO-2020-007)
- d. Across from 175 North Lake Avenue – East side of Lake Avenue North Right-of-Way (between Belcourt Road & Sonoma Drive) and Lake Quinsigamond (CC-EO-2020-008)
- e. 99 Wildwood Avenue (CC-EO-2020-009)
- f. 166 Moreland Street (CC-EO-2020-011)
- g. 522 Grove Street (CC-EO-2020-014)
- h. 0 Myrick Avenue (CC-EO-2020-015)
- i. 75 Harrington (CC-EO-2021-003)
- j. 40 June Street Terrace (CC-EO-2021-004)
- k. 12 AKA 0 Balis Avenue (CC-EO-2021-005)
- l. 269 James Street (CC-EO-2021-007)
- m. 90 AKA 100 Camelot Street AKA Farber Field (CC-EO-2021-008)
- n. 0 McKeon Road, 0 Millbury Street & 25 & 35R Tobias Boland Way (CC-EO-2021-009)
- o. Providence & Worcester Railroad (0 Tobias Boland Way)
- p. 70 North Parkway AKA Burncoat Park (CC-EO-2022-002)
- q. 3 Aster Place (CC-EO-2022-005)

- r. Hospital Drive ROW (CC-EO-2022-006)
- s. 215 Lake Avenue (CC-EO-2022-007)
- t. 88 Randolph Road (CC-EO-2022-008)
- u. 4 Tiffany Avenue (CC-EO-2023-001)
- v. 115 McKeon Road (CC-EO-2023-002)
- w. 0 Mcavey Way & 1393 Grafton Street (CC-EO-2023-003)
- x. 173 Grove Street (CC-EO-2023-0XX)

17. Communications

- a. 2023 Yearly Operational Plan; from PanAm Railways; dated 3/31/2023
- b. 2023 Yearly Operational Plan; P&W Railroad; received 4/10/2023
- c. Water Quality Certification of the 2023 USACE General Permit; from MassDEP; dated 4/21/2023
- d. Maintenance Notification; from Massachusetts Electric Company; dated 5/1/2023

18. Approval of Minutes – 1/25/2021; 4/12/2021; 1/3/2022; 6/6/2022; 6/27/2022; 7/18/2022; 8/8/2022; 8/29/2022; 9/19/2022; 10/17/2022; 4/10/2023

19. Open Space Discussion

20. Policies and Procedures

ADJOURNMENT